

प्रारूप निकास योजना - नंदुरबार (मुळ + ताढीत दृढ)

महाराष्ट्र प्रारंभिक व नगर रचना अधिनियम

१९६६ चे कलम ३१(१) अन्वये मंजूरीबाबत..

महाराष्ट्र शासन

नगर विकास विभाग,

शासन निर्णय क्रमांक : टिपोएस-१५०४/३००७/प्र.क.६६/०५/नवि-९,

मंत्रालय, मुंबई : ४०० ०३२, दिनांक : १५ मार्च, २००७

शासन निर्णय :- सोबतची अभिमुन्नना महाराष्ट्र शासनाच्या राजपत्रात प्रसिद्ध करावे.

महाराष्ट्राचे गज्यपाल यांच्या आदेशानुसार व नांदाने,

ग्रन्ती
(मनोहर भागते)
कायासन अधिकारी

ग्रन्ती,

१) विभागीय आयुक्त, नाशिक विभाग, नाशिक

२) संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे.

३) जिल्हाधिकारी, नंदुरबार

४) उपसंचालक, नगर रचना, नाशिक विभाग, नाशिक,

५) नगर रचनाकार, धुळे शाखा, धुळे

६) भुव्याधिकारी, नंदुरबार नगरपारिषद, नंदुरबार जिल्हा नंदुरबार

७) व्यवस्थापक, शासकीय मुद्रणालय, येरवडा काराग्रह पुणे

(त्यांना विनंती की, सोबतची अविसूचना महाराष्ट्र शासनाच्या राजपत्रात नाशिक विभागीय पुरवणी भाग-१८, मध्ये प्रसिद्ध वर्तन त्यांच्या १० प्रती प्रत्येकी हया विस्तारास य संचालक नगर रचना, महाराष्ट्र गज्य, पुणे, उपसंचालक नगर रचना, नाशिक विभाग, नाशिक, नगर रचनाकार, धुळे शाखा धुळे व भुव्याधिकारी, नंदुरबार नगर परिषद, नंदुरबार यांना याठवाव्यात.)

कक्ष अधिकारी (कायासन नवि-२९) यांना विनंती करण्यात येते की, सोबतची अविसूचना विभागाच्या घेबसाईटवर प्रसिद्ध करावी.

९) निवडनस्ती (कायासन नवि-०)

२०४०२०२ १४५१४९००१

NOTIFICATION

**Urban Development Department,
Mantralaya, Mumbai-400 032.**

Date :- 14th March, 2007

No. TPS-1504/3001/CR-66/UD/(A)/UD-9

Marashtra Regional and Town Planning Act,1966.

Whereas the Nandurbar Municipal Council (hereinafter referred to as the 'said Municipal Council') being the Planning Authority within its jurisdiction under clause (19) of Section 2 of the Maharashtra Regional and Town Planning Act,1966 (Maharashtra XXXVII of 1966) (hereinafter referred to the said Act) has by its Resolution No.35 dated 20th September 1989, declared its intention under section 38 read with subsection (1) of section 23 of the said Act to prepare Revised Draft Development Plan for the Municipal limit (Old + Additional Area) and Notice of such declaration was published at page No.1534,1535 of the Maharashtra Government Gazette, dated 20th October, 1989 ;

And whereas the said Municipal Council after carrying out a survey of the Lands within its jurisdiction as required under Section 25 of the said Act, prepared a draft Development Plan and a notice to that effect is published under Section 26(1) of the said Act in Maharashtra Government Gazette dated 2nd July, 1998 on page No.1304 for inviting objections and suggestion to the said Draft Development Plan for the area of Nandurbar (Old + Additional Area) (hereinafter referred to as "the said Development Plan");

And whereas, after considering the suggestions & objections to the said Development Plan received and report submitted by the Planning Committee, the said Planning Authority has made some modifications under section 28(4) of the said Act to the said Development Plan vide its Resolution No.3, date 22nd May, 2001;

And whereas, the modifications proposed in the said Development Plan by the Planning Authority under Section 28(4) have not been republished under section 29 of the said Act for inviting objections & suggestions before submission under 30 of the said Act;

And whereas, in the opinion of the State Government, the Planning Authority has neglected to perform its duty imposed upon it under the provision of Section 29 of the said Act;

And whereas, in exercise of the powers conferred by sub-section (1) of section 162 of the said Act, and all other powers enabling in that behalf, the Government of Maharashtra has appointed the Deputy Director of Town Planning, Nashik Division, Nashik, to be an Officer (hereinafter referred to as 'the said Officer') for performing the duties of the said Planning Authority under Section 28,29 and 30 of the said Act, vide its Notification No TPS-1001/562/CR-123/UD-9, dated 20th October, 2001;

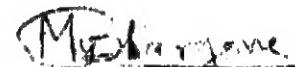
And whereas, the said Officer has republished the substantial modification under Section 29 of the said Act for inviting objections & suggestions from the public and notice to that effect appeared in Maharashtra Government Gazette, dated 17th October, 2002;

And whereas, after hearing the persons those who have filed their suggestions & objections to the modifications of substantial nature, the said Officer has made some modifications in the said Development Plan under sub-section(4) of Section 28 of the said Act and published a notice regarding such modifications in official gazette dated 4th March, 2004, one month before the submission of the said Development Plan under Section 30 and submitted the said Development Plan to the Government for sanction under Section 30 of the said Act;

And whereas, in accordance with provisions of sub-Section (1) of Section 31 of the said Act, the Development Plan is required to be sanctioned not later than one year from the date of receipt of the said Development Plan from the Planning authority;

And whereas, the Government has decided to extend the time limit for sanctioning the said Development Plan under Section 31(1) of the said Act from 8th June, 2001 upto and inclusive of 14th March, 2007;

Now therefore, in exercise of the power conferred under the provisions of sub-section (1) of Section 31 of the said Act, the Government of Maharashtra hereby extends the period for according sanction to the said Development Plan upto and inclusive of 14th March, 2007 order and in the name of Governor of Maharashtra.


(Manohar Bhargave)
Section Officer

NOTIFICATION
URBAN DEVELOPMENT DEPARTMENT

Mantralaya, Mumbai-400 032,

Dated - 14th March, 2007

No. TPS-1504/3001/CR-66/05/(B)/UD-9

Maharashtra Regional and Town Planning Act, 1966.

Whereas the Nandurbar Municipal Council (hereinafter referred to as the 'said Municipal Council') being the Planning Authority within its jurisdiction under clause (19) of Section 2 of the Maharashtra Regional and Town Planning Act, 1966 (Maharashtra XXXVII of 1966) (hereinafter referred to the said Act) has by its Resolution No.35 dated 20th September 1989, declared its intention under section 38 read with subsection (1) of section 23 of the said Act to prepare Revised Draft Development Plan for the Municipal limit (Old + Additional Area) and Notice of such declaration was published at page No.1534, 1535 of the Maharashtra Government Gazette, dated 20th October, 1989;

And whereas the said Municipal Council after carrying out a survey of the Lands within its jurisdiction as required under Section 25 of the said Act, prepared a draft Development Plan and a notice to that effect is published under Section 26(1) of the said Act in Maharashtra Government Gazette dated 2nd July, 1998 on page No.1504 for inviting objections and suggestion to the said Draft Development Plan for the area of Nandurbar (Old + Additional Area) (hereinafter referred to as "the said Development Plan");

And whereas, after considering the suggestions & objections to the said Development Plan received and report submitted by the Planning Committee, the said Planning Authority has made some modifications under section 28(4) of the said Act to the said Development Plan vide its Resolution No.3, date 22nd May, 2001;

And whereas, the modifications proposed in the said Development Plan by the Planning Authority under Section 28(4) have not been republished under section 29 of the said Act for inviting objections & suggestions before submission under 30 of the said Act;

And whereas, in the opinion of the State Government, the Planning Authority has neglected to perform its duty imposed upon it under the provision of Section 29 of the said Act;

And whereas, in exercise of the powers conferred by sub-section (1) of section 182 of the said Act, and all other powers enabling in that behalf, the Government of Maharashtra has appointed the Deputy Director of Town Planning, Nashik Division, Nashik, to be an Officer (hereinafter referred to as 'the said Officer') for performing the duties of the said Planning Authority under Section 29 and 30 of the said Act, vide its Notification No TPS-1001/562/CR-123/UD-9, dated 20th October, 2001;

And whereas, the said Officer has republished the substantial modification under Section 29 of the said Act for inviting objections & suggestions from the public and notice to that effect appeared in Maharashtra Government Gazette, dated 17th October, 2002;

And whereas, after hearing the persons those who have filed the suggestions & objections to the modifications of substantial nature, the said Officer has made some modifications in the said Development Plan under sub-section(4) of Section 28 of the said Act and published a notice regarding such modifications in official gazette dated 4th March, 2004, and one month before the submission of the said Development Plan under Section 30 and submitted the said Development Plan to the Government for sanction under Section 30 of the said Act;

And whereas, the State Government extended the period under section 31 (1) of the said Act for sanctioning the said Development Plan up to and inclusive of the 14th March, 2007 vide Urban Development Departments Notification No.TPS1504/3001/CR-66/05/(A)/UD-0; 14th March, 2007

And whereas, in accordance with subsection (1) of Section 31 of the said Act, the Government after making necessary inquiry and after consulting the Director of Town Planning has decided to sanction a part of the said Development Plan subject to modifications (Schedule has excluded that part (excluded part) as shown bounded in mauve on the Plan (hereinafter Part I) referred to as "the said excluded Part of the said Development Plan");

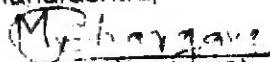
Now, therefore in exercise of the powers conferred by Sub-section (1) of Section 31 of the said Act and of all other powers enabling it in that behalf, the Government of Maharashtra hereby -

- (a) sanctions the said Draft Development Plan excluding the Part shown in Mauve colour (excluded part) subject to the modifications shown in Orange colour on the said Development Plan and specified in the Schedule of Modifications, Part-I;
- (b) fixes the 30th April 2007 to be the date on which final Development Plan for area of Nandurbar (Old + Additional Area) excluding the said excluded part of the Draft Development part shall come into force.

Note :-

- 1) The aforesaid Final Development Plan excluding the said excluded part of the Draft Development Plan sanctioned by the State Government shall be kept open for inspection by the Public during working hours on all working days for a period of one year in the office of the Nandurbar Municipal Council.
- 2) Areas of reserved sites mentioned in the report of the Development Plan are approximate and subject to actual measurement on site as per boundaries shown on the final Development Plan.
- 3) Draftsman's errors which are required to be corrected as per actual situation on site/or as per survey records, sanctioned layout etc. shall be corrected by the Chief Officer, Nandurbar Municipal Council, Nandurbar after due verification and with prior approval of the Director of Town Planning Maharashtra State, Pune.
- 4) The private or rental premises designated in Public-Semipublic Zone will continue to be in this zone as long as public Semi Public user exists, otherwise those lands shall be considered to be included in the adjoining major use zone.
- 5) The reservation/allocations which have not appeared in the Schedule of proposed substantial modifications (Part I, Part-II) are hereby sanctioned for the respective purposes as designated in the Development Plan.

By order and in the name of Governor of Maharashtra,


(Manohar Bhargave)
Section Officer

ANNOUNCEMENT OF GOVERNMENT NOTIFICATION NO. TTS-1504GOM/CR-687/3/UD-8, dt. 14/11/2005

SCHEDULE OF MODIFICATIONS (PART I)

Sr. No.	Modification No.	Proposals as per published Plan under Section 26	Proposals as per published Plan under Section 29	Modifications proposed to be made in the Plan under Section 162 (1)	Modifications proposed to be made in the Plan under Section 162 (1)	Modifications proposed to be made in the Plan under Section 162 (1)	Modifications proposed to be made in the Plan under Section 162 (1)
1	M-1	Town Hall, Site No. 33	Site No. 36 is redesignated as Town Hall & Library.	Site No. 36, Town Hall is proposed to be redesignated as Town Hall & Library.	Site No. 36, Town Hall is proposed to be redesignated as Town Hall & Library.	Site No. 36, Town Hall is proposed to be redesignated as Town Hall & Library.	Site No. 36, Town Hall is proposed to be redesignated as Town Hall & Library.
2	M-2	Primary School, Site No. 124	Southern side 25' wide, No. 3 South Street p. 3, 25' East-West strip from Site No. 124 is deleted and included in Commercial Zone.	Site No. 124, Primary School.			
3	M-3	Existing Railway land on S. No. 538/1	Existing Railway land on S. No. 538/1	Land under S. No. 538/1 is proposed to be included in Residential Zone.	Land under S. No. 538/1 is proposed to be included in Residential Zone.	Land under S. No. 538/1 is proposed to be included in Residential Zone.	Land under S. No. 538/1 is proposed to be included in Residential Zone.
4	M-4	Government Offices, Site No. 36	Government Offices, Site No. 66	Site No. 66, Government Offices is proposed to be deleted and included in Residential Zone.	Site No. 66, Government Offices is proposed to be deleted and included in Residential Zone.	Site No. 66, Government Offices is proposed to be deleted and included in Residential Zone.	Site No. 66, Government Offices is proposed to be deleted and included in Residential Zone.
5	M-5	Site & Services, Site No. 28	Reservation of land included in Residential Zone.	Reservation of land included in Residential Zone.	Reservation of land included in Residential Zone.	Reservation of land included in Residential Zone.	Reservation of land included in Residential Zone.
6	M-6	"Survey No. 133" shown on Plan	"Survey No. 133" shown on Plan.	"Survey No. 133" shown on Plan.	"Survey No. 133" shown on Plan.	"Survey No. 133" shown on Plan.	"Survey No. 133" shown on Plan.

Site No. 33 is redesignated as Town Hall only.

Site No. 25' wide North-South strip & 25' East-West strip from Site No. 124 is deleted and included in Commercial Zone.

Land under S. No. 538/1 is proposed to be submitted under Section 39(1).

Site No. 66, Government Offices is proposed to be published under Section 26.

Site No. 23, Site & Services is deleted and the land so released is included in Residential Zone.

Site No. 133 is deleted and instead of Survey No. 133.

Regulation 7 :- Lands of Governmental government if Public Institutions which are included in Public Semipublic Zone, Commercial use shall be allowed subject to following conditions :

- (i) Within 15% existing built up area may be allowed for commercial purpose.
- (ii) Commercial use shall be permitted along the road side.
- (iii) Separate access shall be required for both the uses (Public Semipublic use and Commercial use).
- (iv) Basement shall not be permitted.

Regulation 8 :- The lands designated as Existing Industry may be allowed to be developed for adjoining LSI if that industrial use is discontinued. Chief Officer should inquire deny extension development permission or adjoining use in consultation with Director of Town Planning Maharashtra State, Pune.

Regulation 9 :- Those open spaces (if any) from boundary lay out that are earmarked as Existing Open Space (in Green Zone), on the Development Plan are part & part of the original Residential Zone.

APPENDIX R.1 TO R.8

APPENDIX R.1 SPECIAL PROVISIONS - for installation of Water Heating System.

Area of one building for co-operative housing society or an apartment owner as per provisions provided as free of FSI.

In case of residential building, constructed or proposed to be constructed for the use of cooperative housing society or apartment owner association, a. thes building or one room will be permitted. The area of one room shall be limited to 22 sq.m. It shall not be used for any other purpose except for the use of society or association. It is one room built up area limited to 22 sq.m. is free of FSI. b. fields in the building for Hospitals, Hostels, Guest Houses, Police Men/Army barracks, Cafeterias, Laboratories and other institutions, Schools and Colleges, and other institutions.

1. The solar water heating system should be mandatory in the hospitals and hotels where the hot water requirement is of continuous nature. In these buildings, this system must be provided with auxiliary backup.
2. The use of solar water heating system is recommended in the following type of building in the Government/State Government and institutional buildings where the hot water requirement may not be continuous.
 - (i) Guest Houses.
 - (ii) Police Men/Army barracks.
 - (iii) Cafeterias.
 - (iv) Laboratory and Research institutions where hot water is needed.
 - (v) Hostels, Schools, Colleges and other institutions.

The installation of the electrical tank-up in all such water heating systems shall be optional depending on the nature of requirement of the hot water.

It is suggested that solar water heating systems of the capacity of about 100 liters per day based on the thermo-photometric with necessary electrical tank-up be installed in residential buildings. The hotels

In order to facilitate the installation of the solar water heating systems, the new buildings shall have the following provisions:

- 1) All such buildings where solar water heating systems are to be installed will have open sunny roof areas available for installation of solar water heating system.
- 2) The roof coating adopted in the design of such building should be at least 50 kg per sq. mt. for the installation of solar water heating system.
- 3) Solar water heating system can also be integrated with the building design. These can either be put on the roof or could be integrated with the building. The Collectors should be facing South. However, on South facing vertical wall of the building. The best inclination of the Collector would be Latitude + 15 degrees of the South. Only winter use the optimum inclination of the Collector during the cut part from South Collector during winter months is expected to be within 3-5% output from the optimum inclination.
- 4) All the new buildings to be constructed shall have as installed hot water in from the roof top and also insulated distribution pipelines to each of the points where hot water is required in the building.
- 5) The capacity of the solar water heating system to be installed on the buildings shall be designed on the basis of the existing occupancy of the buildings. The forms for hospital, hotels and other function buildings are given below:

Sl.No	Types of Buildings	Per capita capacity/collected Liters per day
1	Hospitals	100
2	Hotels	150
3	Hostels and other such buildings	25
4	Canteen	As required
5	Labotory & Research institutions	As required
6)	Any open area of 5 sq.mt would be required for installation of a Collector, which may be utilized for installation of the system.	
7)	The specification for the solar water heating system laid down by the Ministry of New and Renewable Energy (MNRE) Government of India, dated 10th January 2002, shall be used in all such solar water heating Collector confirming to it.	

Use of LP Gas Gas covers would be permitted in Green Zone subject to the following conditions:-

- (1) Area of plot shall not be less than 2000 Sq. M.
- (2) The maximum permissible FAR shall be 0.20 or the plot.
- (3) Only ground floor structure would be permissible.
- (4) It is necessary to obtain "No Objection Certificate" from Controller of Explosives and Chief Fire Officer.
- (5) Condition(s) as specified by Chief Officer Municipal Council, Bhubaneswar would be fulfilled.

APPENDIX R-2

Use of Petrol Pump permitted in Green Zone (If to Developmen: Zone on following conditions:-

- (1) Site should adjoining to highway.
- (2) It is necessary to obtain "No Objection Certificate from Highway Authority.
- (3) It is necessary to obtain "No Objection Certificate from Petroleum Department of Central Government.
- (4) It is necessary to obtain "No Objection Certificate from Chief Controller of Explosives.

APPENDIX R-3

Use of Research and Development Institutions in the Development Zone permitted in R-1 Zone on following conditions:-

1. Plot area should not be less than 10 Hectares.
2. Permissible built up area shall be 10% of total area.
3. Maximum of 1% of built up area for office use and maximum of 1% of built up area for service quarters shall be permissible from total built up area.
4. No. of staff shall be related to area in 3000 sq. ft. per member/ equivalent.
5. Research and development of dangerous chemical industries and explosive works not permissible.
6. Only ground floor or ground + 1 storey is permissible.
7. Compulsory trees @ 500 trees per Hectare should be planted.
8. Even after getting approval, the permission can be treated as cancel if any of the above condition is not followed properly.

APPENDIX R-4

Use of Flour Mill permitted in R-1 Zone on following conditions :-

"The flour mill should be permitted in a separate building of ground."

APPENDIX R-5

APPENDIX R-6

Special Regulations for Development of IT/ITES

1. **R-1 *Definition* :**

In the context of the policy, the Information Technology industry, IT services and IT Enabled Services are defined below :-

 - a) **IT Software** : IT Software is defined as any representation of instruction, data, sound or image, including source code and object code, recorded in a machine readable form and capable of being manipulated or provided inactivity to a user, with the means of a computer.
 - b) **IT Hardware** : IT Hardware covers approximately 150 IT products notified by Directorate of Industries.
 - c) **IT Services and IT Enabled Services** : These includes various IT services and are defined by the Directorate of the Government of India as follows :-
"IT Service including a IT Enabled Service is defined as any unit that provides services, that result from the use of any IT Software over a Computer System for realizing any value addition"

The Directorate of Industries has prepared and published an illustrative list of such IT Enabled Services which is to be updated from time to time.
2. **R-1.2 Height of the Room for I.T.E. :**

Notwithstanding any thing contained in these regulations, any telematic equipment storage erection facility can have a height as required for effective functioning of that system.
3. **R-1.3 Covered Areas to be Free of FSI :-**

Any covered Antenna/Dish Antenna/Communication Tower will be allowed to be erected free of FSI, if it is used for Telecomm (basic Cellular or Satellite Telephone) or I.T.E purpose which shall include equipment relating to Earth Station, V-Sat, Reroutes, Transponders and similar I.T.E related structures or equipment.
4. **R-1.4 I.T.E.s to be allowed in Residential Zone (I-1) :-**

Notwithstanding anything contained in these regulations, IT/ITES on the plots/ premises fronting on roads having width more than 12.00 Mtr. shall be allowed.
5. **R-1.5 I.T.E.s to be allowed in Industrial Zone (I-2) & Special Industrial Zone (I-2) :**

IT/IES shall be permitted in I-2 Zone & Services Industrial Estates on all plots fronting on roads having width more than 12.00 Mtr.
6. **R-1.6 I.T.E.s to be allowed in General Industrial Zone (I-2) & Special Industrial Zone (I-2) :**

IT/IES shall be permitted on all plots fronting on roads having width more than 12.00 Mtr.

3.1.7 **USES to be allowed in No Development Zone Green Zone as marked in the Development Plan** -

(a) The total FSI shall not exceed one third of the total built up area.

(b) Residential Development shall not exceed one third of the total built up area.

(c) Construction of IT & Air chilly residential use may be permitted in suitable location so as to keep as much as remaining open space (open) upto 50 percent of the area of plot. Construction 50 percent plot, trees shall be planted at the rate of 500 trees per hectare.

(d) Remaining 10 percent of the area of plot, can be used for commercial purpose. In 10 percent of the area of plot, trees can be planted at the rate of 200 trees per hectare.

(e) The remaining 10 percent of the area of plot, trees can be planted at the rate of 100 trees per hectare.

(f) The remaining 10 percent of the area of plot, trees can be planted at the rate of 50 trees per hectare.

(g) The remaining 10 percent of the area of plot, trees can be planted at the rate of 25 trees per hectare.

(h) The remaining 10 percent of the area of plot, trees can be planted at the rate of 10 trees per hectare.

(i) The remaining 10 percent of the area of plot, trees can be planted at the rate of 5 trees per hectare.

(j) The remaining 10 percent of the area of plot, trees can be planted at the rate of 2 trees per hectare.

(k) The remaining 10 percent of the area of plot, trees can be planted at the rate of 1 tree per hectare.

(l) The remaining 10 percent of the area of plot, trees can be planted at the rate of 0.5 trees per hectare.

(m) The remaining 10 percent of the area of plot, trees can be planted at the rate of 0.25 trees per hectare.

(n) The remaining 10 percent of the area of plot, trees can be planted at the rate of 0.1 trees per hectare.

(o) The remaining 10 percent of the area of plot, trees can be planted at the rate of 0.05 trees per hectare.

(p) The remaining 10 percent of the area of plot, trees can be planted at the rate of 0.025 trees per hectare.

(q) The remaining 10 percent of the area of plot, trees can be planted at the rate of 0.01 trees per hectare.

(r) The remaining 10 percent of the area of plot, trees can be planted at the rate of 0.005 trees per hectare.

(s) The remaining 10 percent of the area of plot, trees can be planted at the rate of 0.0025 trees per hectare.

(t) The remaining 10 percent of the area of plot, trees can be planted at the rate of 0.001 trees per hectare.

(u) The remaining 10 percent of the area of plot, trees can be planted at the rate of 0.0005 trees per hectare.

(v) The remaining 10 percent of the area of plot, trees can be planted at the rate of 0.00025 trees per hectare.

(w) The remaining 10 percent of the area of plot, trees can be planted at the rate of 0.0001 trees per hectare.

(x) The remaining 10 percent of the area of plot, trees can be planted at the rate of 0.00005 trees per hectare.

(y) The remaining 10 percent of the area of plot, trees can be planted at the rate of 0.000025 trees per hectare.

(z) The remaining 10 percent of the area of plot, trees can be planted at the rate of 0.00001 trees per hectare.

2.1.3 Additional FSI to $H/L, E, 3$

Subject to a prior approval of the Director in writing, a developer shall be permitted to build over and above the permissible FSI as 'Uncle' (including for IT/ITES units, located in the regulations to be exceeded to the extent of 100 percent over and above the permissible FSI as Uncle' (including for IT/ITES units, located in the Development Zone/An Industrial Zone/As part of Regional Plan).

(i) 100 percent additional FSI shall be made available to all IT/ITES units in public IT parks.

(ii) 100 percent additional FSI shall be made available to all registered IT/ITES units 'located in private IT parks approved by the Director of Industries.'

(iii) Permission for erecting over 500 sq. ft. antenna upto the height permitted by the Civil Aviation Department shall be granted by the concerned municipal bodies at the time and as a part of approval of building plan itself.

3-1-3 General terms/conditions applicable to the sale of services

APPENDIX R-7

Commercial use of lands in the possession of the Maharashtra State Road Transport Corporation.

Notice and nothing to the contrary contained in this regulations or the Development Plan/Planning Proposals, land in the possession as on 01/01/2001 of Maharashtra State Road Transport Corporation shall be allowed to be developed for commercial use to the extent of 50% of the admissible floor space index subject, however to the general restrictions, the wise applicable to such development and also in accordance with the Government of Maharashtra, Home Department, Resolution No. STC 3400/CR/148/TIR-1, dated 1st February, 2001 as may be modified from time to time.

APPENDIX R-3

Notice and nothing to the contrary in these regulations or the Development Plan planning processes or any development shall be allowed to be developed as per Government of Maharashtra, PWD Resolution No. RRD-100/9871/Road-7, dated 9.3.2001, No RRD-1001/72/Road-7, dated 1.21.9.2001 and No RRD-1001/72/Road-7, dated 7.1.2002. Also at the time of approval of layout in existing or extended municipal limit 12 feet wide service road should be proposed along National Highways, State Highways and major district roads. No reservation should be given prior to approval of Public Works Department.


(Manohar Bhagave)
Section Officer

NOTICE
URBAN DEVELOPMENT DEPARTMENT

Mantralaya, Mumbai-400 032,

Dated - 14th March, 2007

Maharashtra Regional and Town Planning Act, 1966.

No. TPS-1504/3001/CR-66/05/(C)/UD-9

Whereas the Nandurbar Municipal Council (hereinafter referred to as the 'said Municipal Council') being the Planning Authority within its jurisdiction under clause (19) of Section 2 of the Maharashtra Regional and Town Planning Act,1966 (Maharashtra XXXVII of 1966) (hereinafter referred to the said Act) has by its Resolution No.35 dated 20th September 1989, declared its intention under section 38 read with subsection (1) of section 23 of the said Act to prepare Revised Draft Development Plan for the Municipal limit (Old + Additional Area) and Notice of such declaration was published at page No.1534,1535 of the Maharashtra Government Gazette, dated 20th October, 1989;

And whereas the said Municipal Council after carrying out a survey of the Lands within its jurisdiction as required under Section 25 of the said Act, prepared a draft Development Plan and a notice to that effect is published under Section 28(1) of the said Act in Maharashtra Government Gazette dated 2nd July, 1998 on page No.1304 for inviting objections and suggestion to the said Draft Development Plan for the area of Nandurbar (Old + Additional Area) (hereinafter referred to as "the said Development Plan");

And whereas, after considering the suggestions & objections to the said Development Plan received and report submitted by the Planning Committee, the said Planning Authority has made some modifications under section 28(4) of the said Act to the said Development Plan vide its Resolution No.3, date 22nd May, 2001;

And whereas, the modifications proposed in the said Development Plan by the Planning Authority under Section 28(4) have not been republished under section 29 of the said Act for inviting objections & suggestions before submission under 30 of the said Act;

And whereas, in the opinion of the State Government, the Planning Authority has neglected to perform its duty imposed upon it under the provision of Section 29 of the said Act;

And whereas, in exercise of the powers conferred by sub-section (1) or section 162 of the said Act, and all other powers enabling in that behalf, the Government of Maharashtra has appointed the Deputy Director of Town Planning, Nashik Division, Nashik, to be an Officer (hereinafter referred to as "the said Officer") for performing the duties of the said Planning Authority under Section 28,29 and 30 of the said Act, vide its Notification No TPS-1001/562/CR-123/UD-9, dated 29th October, 2001;

And whereas, the said Officer has republished the substantial modification under Section 29 of the said Act for inviting objections & suggestions from the public and notice to that effect appeared in Maharashtra Government Gazette, dated 17th October, 2002;

And whereas, after nearing the persons those who have filed the suggestions & objections to the modifications of substantial nature, the said Officer has made some

modifications in the said Development Plan under sub-section(4) of Section 28 of the said Act and published a notice regarding such modifications in official gazette dated 4th March, 2004, one month before the submission of the said Development Plan under Section 30 and submitted the said Development Plan to the Government for sanction under Section 30 of the said Act;

And whereas, the State Government of Maharashtra has by its Notification No. TPS-1504/3001/CR-66/05/(B)/UD-9, 14th March, 2007 sanctioned part of the said Development Plan of Nandurbar (Old + Additional Area) (hereinafter referred to as "the said Notification") excluding the Part of the Development Plan of Nandurbar (Old + Additional Area) as shown bounded Mauve on the Plan (hereinafter referred to as "the said excluded Part under the said Notification");

And whereas, it is seen that some of the modifications proposed to be made by the Government are of substantial nature requiring republication under Section 31 of the said Act, the modifications which are of substantial nature are given in the PART-II, appended to this notice and are also shown on the said Draft Development Plan verged in Mauve colour and marked excluded Portion EP- 1 to EP 49;

Now, therefore, in exercise of the powers conferred by Sub-Section (1) of Section 31 of the said Act, Government of Maharashtra hereby gives Notice inviting suggestions and or objections from person in respect of the proposed Modification as given in PART-II appended to this Notice within a period of 60 days from the date of publication of this Notice in the Official Gazette and further in exercise of powers conferred by Sub-section (2) of Section 31 of the said Act hereby appoints Deputy Director of Town Planning, Nashik Division, Nashik to be an Officer to hear any person or persons in respect of such suggestions and or objections in the prescribed manner and to submit his report to the State Government. The plan showing the modifications is kept open in the office of (I) The Chief Officer, Municipal Council, Nandurbar (II) The Town Planner, Dhule Branch, Dhule for inspection of public within office hours on working days.

The objections or suggestions, if any, may be sent in writing to the Deputy Director of Town Planning Nashik Division, Nashik who has been appointed as the Officer under Section 31(2), by the State Government to hear and submit his report in respect of above modifications.

By order and in the name of the Governor of Maharashtra,


(Manohar Bhargave)
Section Officer

SCHEDULE OF MODIFICATIONS (PART II) OF SUBSTANTIAL NATURE

Sr. No.	EP No.	Proposals as per published Plan under Section 23	Proposals as per published Plan under Section 23	Substantial modification to be reinstated under Section 31 of Maharashtra Regional & Town Planning Act 1936
1	2	EP.1 Cremation Ground, Site No.1	Reservation deleted & included in Residential Zone.	Site No.1, Cremation Ground is proposed to be reinstated as per plan published under Section 26.
2	EP.2	Site No.2, Forest Office	Reservation deleted & included in Residential Zone.	Site No.2, Forest Office is proposed to be reinstated as per plan published under Section 26.
3	EP.3	Slum Improvement Scheme, Site No.16	Southern portion of site @ 3.25 Hect. is deleted & included in Residential Zone.	Deleted part of site is proposed to be reinstated as per plan published under Section 26.
4	EP.4	Site No.2C, Primary School & Play Ground	Reservation deleted & included in Residential Zone.	Site No.20, Primary School & Play Ground is proposed to be reinstated as per plan published under Section 26.
5	EP.5	Site No.21, Dispensary	Reservation deleted & included in Residential Zone.	Site No.21, Dispensary is proposed to be reinstated as per plan published under Section 26.
6	EP.6	Site No.23, Shopping Centre	Reservation deleted & included in Residential Zone.	Site No.23, Shopping Centre is proposed to be reinstated as per plan published under Section 26.
7	EP.7	Agriculture Zone on S.No.122(pt) & S.No.123(pt)	S.No.122(pt) & 123(pt) is included in Residential Zone.	S.No.122(pt) & 123(pt) is proposed to be included in Agriculture Zone as per plan published under Section 26.
8	EP.8	Agriculture Zone on S.No.67(pt), 73(pt) and 74(pt)	S.No.67(pt), 73(pt) & 74(pt) are included in Residential Zone.	S.No.67(pt), 73(pt) & 74(pt) are proposed to be included in Agriculture Zone as per plan published under Section 26.
9	EP.9	Agriculture Zone on S.No.54	S.No.54 is included in Residential Zone.	S.No.54 is proposed to be included in Agricultural Zone as per plan published under Section 26.
10	EP.10	Library, Site No.35	Reservation deleted & included in Residential Zone.	Site No.35, Library is proposed to be reinstated as per plan published under Section 26.

11	EP-11	Site No. 38, Garden	Reserveation deleted & Site No.33, Garden	deleted in Residential	Site No.36, Garden is proposed to be reinstated as per plan published under Section 26
12	EP-12	Site No.44, Primary School & Play Ground	Reserveation deleted & Site No.44, Primary School & Play Ground	deleted in Residential	Site No.44, Primary School & Play Ground is proposed to be reinstated as per plan published under Section 26.
13	EP-13	Site No.45 Play Ground	Reserveation deleted & Site No.45, Play Ground	deleted in Residential	Site No.45 Play Ground is proposed to be reinstated as per plan published under Section 26.
14	EP-14	Garden, Site No.47	Reserveation deleted & Garden, Site No.47	deleted in Residential	Site No.47 is proposed to be redesignated as Play Ground.
15	EP-15	Site No.56 Play Ground	Reserveation deleted & Site No.56, Play Ground	deleted in Residential	Site No.56 Play Ground is proposed to be reinstated as per plan published under Section 26
16	EP-16	Site No.53, Primary School	Reserveation deleted & Site No.63, Primary School	deleted in Residential	Site No.63, Primary School is proposed to be reinstated as per plan published under Section 26
17	EP-17	Primary School, Site No.31	Site No. 61, Primary School	Primary Site No.61	Site No.61, Primary School is proposed to be deleted and included in Residential Zone
18	EP-18	Site No.34, Library	Reserveation deleted & Site No.64, Library	deleted in Residential	Site No.64, Library is proposed to be reinstated as per plan published under Section 26
19	EP-19	Truck Terminus, Site No.92	Reserveation deleted & Site No.92, Truck Terminus	deleted in Residential	Site No.92, Truck Terminus is proposed to be deleted and included in Agricultural Zone
20	EP-20	Agriculture Zone on S No.273, 276	S.No.273, 276 are Agriculture Zone on S.No.273, 276	deleted in Residential	S.No.273, 276 are proposed to be included in Agricultural Zone as per plan published under Section 26
21	EP-21	Site No.78, Stadium	Reserveation deleted & Site No.78, Stadium	deleted in Residential	Site No.78, Stadium is proposed to be reinstated as per plan published under Section 26
22	EP-22	Garden, Site No.36	Reserveation deleted & Site No.83, Garden	deleted in Residential	Site No.83, Garden is proposed to be redesignated as Play Ground.
23	EP-23	Site & Services, Site No.38	Reserveation deleted & Site & Services, Site No.38	deleted in Residential	Northeast portion of the Site No.88, Site & Services is proposed to be deleted and included in to Public-Semipublic Zone for Tribal Education Society as shown on the plan. The

24	EP. 24	Garden, Site No. 24	1.33 Hect. area of Site No. 332 is deleted from Site No. 36 Gorden and is proposed to be included in Residential Zone.	1.33 Hect. area of Site No. 332 is deleted from Site No. 36 Gorden and is proposed to be included in Residential Zone.	Proposed to be reserved for "Wahini-Arbeekaray as Yojana" as Site No. 36. A portion of the Site No. 23, Gorden on the western side of 12mt road is proposed to be included in Public-Semi-public Zone. It is also proposed to be re-arranged the reservation or the remaining land as per plan published under Section 26. As shown on plan S.No.336 & 313 are proposed to be included in Agriculture Zone as per plan published under Section 26.
25	EP. 25	Agriculture Zone on S.No.309 & 313	are Agriculture Zone on S.No.309 & 313 are included in Residential Zone.	are Agriculture Zone on S.No.309 & 313 are included in Residential Zone.	Site No.313 is proposed to be included in Agriculture Zone as per plan published under Section 26.
26	EP. 26	Agriculture Zone on S.No.516,229	are Agriculture Zone on S.No.516,229 are included in Residential Zone.	are Agriculture Zone on S.No.516,229 are included in Residential Zone.	Site No.316 & 329 is proposed to be included in Agriculture Zone as per plan published under Section 26.
27	EP. 27	Agriculture Zone S.No.350 to 354 & 363 to 367	are Agriculture Zone on S.No.350 to 354 & 363 to 367 are included in Residential Zone.	are Agriculture Zone on S.No.350 to 354 & 363 to 367 are included in Residential Zone.	Out of these S.No. Survey No. 363 to 367 are proposed to be deleted from Agricultural Zone and included in Residential Zone. A portion of Site No. 350 to 354 and 362 are proposed to be included in Agriculture Zone as per plan published under Section 23 as shown on Plan 1.
28	EP. 28	Public-Semi-public Zone on S.No.337(pt)	is included in Residential Zone.	is included in Residential Zone.	Site No.337(pt) is proposed to be included in Public-Semi-public Zone as per plan published under Section 26.
29	EP. 29	Agriculture Zone S.No.319 to 404	are Agriculture Zone & S.No.319 to 404 are included in Residential Zone.	are Agriculture Zone & S.No.319 to 404 are included in Residential Zone.	Land under S.No.319 to 404 are proposed to be included in Residential Zone and also proposed to incorporate the network of 12mt roads and reservations [(Library, Site No 147) (Primary School, Site No.148), (Dispensary, Site No.149) (Paw Ground, Site No.5), (Town Hall, Site No.151) & (Garden, Site No.152) in the said area as shown on the published plan.
30	EP. 30	Government Offices Site No.99	Western portion of site is deleted & included in Residential Zone.	Western portion of site is deleted & included in Residential Zone.	Deleted part of Site No. 99, Government Offices is proposed to be included in Agriculture Zone as shown on the plan.
31	EP. 31	Tank and Garden, Site No.101	Site is redesignated as Stadium.	Site No. 101 is proposed to be redesignated as Tank & Garden.	Site No. 101 is proposed to be redesignated as Tank & Garden as per plan published

32	EP 32	Site No 135, High School & Pay Ground	Residential & included in Residential Zone	Site No 135, High School & Pay Ground proposed to be reinstated as per plan published under Section 26.
33	EP 33	Site No 106, Site No 106, Garden	Residential & included in Residential Zone	Site No 106, Site No 106, Garden proposed to be reinstated as per plan published under Section 26.
34	EP 34	Site No 117, Parade Ground	Residential & included in Residential Zone	Site No 117, Parade Ground proposed to be reinstated as per plan published under Section 26.
35	EP 35	Site No 411, 640/1.2, 640/2/1	Agriculture Zone on S.No 411, 640/1.2, 640/2/1 are included in Agricultural Zone	Site No 411, 640/1.2, 640/2/1 are proposed to be included in Agricultural Zone as per plan proposed to be reinstated as per plan submitted under Section 26.
36	EP 33	Site No 114(pt), 641, 642(pt), 643, 644(pt), 645(pt), 652(pt), 674 675, 676, 677, 678, 679(pt), 652(pt), 654, 675, 676, 677, 678	Industrial Zone on S.Nos 114(pt), 641, 642(pt), 643, 644(pt), 645(pt), 652(pt), 674 675, 676, 677, 678, 679(pt), 652(pt), 654, 675, 676, 677, 678	Industrial Zone on S.Nos 114(pt), 641, 642(pt), 643, 644(pt), 645(pt), 652(pt), 674 675, 676, 677, 678, 679(pt), 652(pt), 654, 675, 676, 677, 678 are proposed to be included in Agricultural Zone. Industrial Zone on S.Nos 4.4 pt), 651, 652(pt), 653(pt) are proposed to be included in Residential Zone and certain areas are proposed to be included in Agricultural Zone within the notified or made as shown on the plan.
37	EP 37	S.No.624,625	Industrial Zone on S.Nos 624 & 625 are included in Residential Zone	Industrial Zone on S.Nos 624 & 625 is proposed to be included in Agricultural Zone.
38	EP 33	S No.224/2	Industrial Zone on S No.224/2	Industrial Zone on S.No 224/2 is proposed to be deleted and included in Residential Zone.
39	EP 33	S No.403	Industrial Zone on S No.403	Industrial Zone on S No.403 is proposed to be deleted from Indt strict zone and included in Agricultural Zone.
40	EP 40	Dispensary and Maternity Home, Site No.140	Dispensary and Maternity Home, Site No.140	An area about 0.27 Hectare is proposed to be kept reserved for Shapping Centre, Site No.140A and remaining area about 0.20 Hectare is proposed to be reserved for Dispensary & Maternity Home, Site No.140 with separate road as shown on plan.

41	EP-41	Town Hall Site No.68	Town Hall, Site No.68	Town Hall, Site No.68
42	EP-42	Existing Municipal Office, CT No.571 (pt)	Existing Municipal Office, CT No.571 (pt)	Existing Municipal Office, CT No.571 (pt)
43	EP-43	Diversion road on S.No.2392	Diversion road on S.No.2392	Diversion road on S.No.2392
44	EP-44	Dispensary, Site No.42	Dispensary, Site No.42	Dispensary, Site No.42
45	EP-45	Post Office, Site No.49	Post Office, Site No.49	Post Office, Site No.49
46	EP-46	Play Ground, Site No.50	Play Ground, Site No.50	Play Ground, Site No.50
47	EP-47	Public-Semipublic purpose, Site No.50	Public-Semipublic purpose, Site No.50	Public-Semipublic purpose, Site No.50
48	EP-48	Public-Village Residential Zone	Residential alignment in S.No.286	Residential alignment in S.No.286

Ship along 12 mtr wide DP road is proposed to be reserved on Site No.68 as shown on plan and under CT No.571(pt) is proposed to be reserved for Shopping Centre & Municipal Office, Site No.126.

Allignment of diversion road on S.No.2392 is proposed to be changed to be unaligned plan. Site No.42 is proposed to be redesignated as Shopping Centre, Site No.42 with separate map as shown on unaligned plan.

Site No.19, Post Office is proposed to be shifted on Site No.51 and land under Site No.43 is included in Site No.50 and redesignated as Sports Complex as Site No.50 (con bincely) and appropriate authority of reservation is proposed to be changed as "Taluka Kuda Sankul Samiti, Nardulka" as shown on plan.

Site No.41, Municipal Kanyaaya is proposed to be redesignated as Manja. Kanyaaya and Shopping Centre, Division road alignment in S.No.286 is proposed to be changed as shown on unaligned plan.

Land under Survey No.254A-1 & Survey No.255B(pt) is proposed to be deleted from Residential Zone and Reserved on Bridge, Weekly Market and Administrative Building & Acquiring Body of this reservation site is Nardulka Municipal Council.

Regulation 1 :- Regulations for Biotechnology Units :- Biotechnology unit will be permitted subject to regulations mentioned in Appendix R-9. (Circular Note T.B. 432/81/CR 83/2021/D 12, dated 10th October, 2021 & order dated 7th March, 2022.)

Regulation 2 :- Provisions regarding facilities for physically handicapped persons should be made as per Appendix R-10. (Government Circular No. TFB 432/2021/82/CR 21/62/2021/D-11 dated 23rd February, 2022.)

Regulation 3 :- Regulation for providing area of one fitness centre for a competitive housing society or apartment owner as specified in the of FSI (Appendix R-11) (Government Circular No. TFB 432/2021/3/CR 24/01/2021/D 11, dated 17th June, 2021)

APPENDIX R-10 R-11

APPENDIX R-9

Regulation for Biotechnology Unit

- 1) **Definition of Biotechnology Unit :** The Biotechnology Unit shall mean and include Biotechnology units which are created by the Government Commissioner (Industries) or any other Officer authorized by him in this behalf.
- 2) **Biotechnology Unit is to be allowed in Industrial Zone i.e. I, II and III.**
Biotechnology units shall be permitted on all plots including roads having width more than 12 Mtr.
- 3) **Additional FSI to Biotechnology Unit :**
The Commissioner may permit the FSI or Space Indices specified in the Building Byelaws & Development Control Rules to be exceeded by 100% in respect of buildings in independent plots of Biotechnology units is meant to be set up by Public Bodies like MCA, SEEDZ, NCC, SPP or their joint venture corporation or having more than 11% stake of these bodies or lessees of these bodies or Government units subject to terms and conditions, as he may specify.

Provided in case additional FSI allowed in respect of Biotechnology unit as aforesaid, premium as may be determined by Government shall be paid to the Corporation out of which 30% shall be payable to the Government.

APPENDIX-10

Model Building Byelaws to provide facilities for physically handicapped persons :-

BYELAWS

2.2.2 SHORT TITLE, EXTENT & CONVENTION

3.0.0 These byelaws shall be annexed to the Nendubai Municipal Bye-laws.
4.0.0 They shall be extent to a whole Municipality of Nendubai Taluk.

2. DEFINITIONS :

- 2.1 Non-ambulatory Disabilities - Disabilities that, regardless of cause or manner, stat on for all practical purposes, confine individual to wheelchair.
- 2.2 Semi-ambulatory Disabilities - In painment; that cause individuals to walk with difficulty or inability individually, using braces or crutches, armrests, arm braces, or canes.
- 2.3 Deafness, speech, disabilities and those with pulmonary and cardiac diseases may be semi-namulatory.
- 2.4 Hearing Disabilities - Deafness, or hearing handicaps that might make an individual unable to communicate or hear warning signals.
- 2.5 Total blindness, or impairment affecting sight to the extent that it is difficult to function in public areas, is insecure or exposed to danger.
- 2.6 Wheel Chair - Chair used by disabled people for mobility. The standard size at which chair shall be taken as 1050 mm x 750 mm.

3. SCOPE

These byelaws are applicable to all buildings and facilities used by the public; it does not apply to private and public residence.

4. SITE LEVEL, CPM, ETC

Level of the road access paths and parking areas shall be described in the plan along with specification of the materials:

4.1 Access path/walk way : Access path and surfaces and parking to building entrance shall be minimum of 1350 mm wide having even surface without any steps, slope, if any, shall not have gradient greater than 5% selection of floor material shall be made to make it comfortable for visually impaired persons (limited to coloured floor material whose colour and brightness is conspicuously different from that of the surrounding floor material or the material that emit different sound to guide visually impaired persons; hence after referred to as "guiding floor material" (Annexure-1). Finishes shall have a non-slip surface with a texture traversable by a wheel chair.

4.2

Parking :- For parking of vehicles at handicapped people, the following provisions shall be made :-
Surface parking for two car spaces shall be provided near entrance for the physically handicapped persons with maximum travel distance of 30.0 meter.
The width of parking bay shall be minimum 3.6 meter.

The information stating that the space is reserved for wheelchair users shall be conspicuous and displayed. Guiding floor materials shall be provided or a device which guides visually impaired persons with tactile signs or other devices which are the same purpose shall be provided.

5. BUILDING REQUIREMENTS

5.1 The specific facilities for the buildings for physically handicapped persons shall be as follows :-

1. Approach to plain level
2. Corridor connecting the entrance for the handicapped
3. Stairways
4. Lift
5. Toilet
6. Drinking water

5.1.1 Approach to Plain level : Every building should have at least one entrance accessible to the handicapped and shall be indicated by a sign.

5.1.1.1 Ramped Approach : Ramp shall be finished with no materials other than in width of ramp shall be 180 mm. With maximum gradient at 1:12 length of ramp shall not exceed 90 meter having 800 mm high in height on both sides extending 300 mm beyond top and bottom of the ramp. Minimum gap from the adjacent wall to the height shall be 35 mm.

5.1.1.2 Stepped Approach : For stepped approach size of each step shall not be less than 200 mm and maximum riser shall be 150 mm. Provision of 600 mm high handrail on both sides of the stepped approach similar to the ramped approach.

5.1.1.3 Staircase (D.O.T. : Directorate of Technical Services) : Minimum in clear opening of the entrance door shall be 300 mm and if shall not be provided with a step that obstructs the passage of a wheelchair user. Threshold shall not be raised more than 12 mm.

5.1.1.4 Entrance : Entrance leading shall be provided with ramp with the minimum dimensions 1800 mm x 2000 mm. The entrance landing that action the open end of ramp shall be provided with floor material to attract the attention of visually impaired persons (Guiding floor material whose colour and brightness is so visually different from that of the surrounding floor material or the material that emit different sound to the visually impaired persons hereinafter referred to as "guiding floor material" (Annexure 1)). Finishes shall have a non-slip surface with a texture.

5.2 Corridor connecting the entrance for the handicapped : The corridor connecting the entrance or having directly addressed to a place where information concerning the overall use of the specified building can be provided to visually impaired persons either by a person or by signs, shall be provided as follows :-

- a) Guiding floor materials shall be provided as follows :-
 - i) The minimum width shall be 1500 mm.
 - ii) In case there is a difference of level slope ways shall be provided with a slope of 1:12.
 - iii) Handfalls shall be provided for ramp slope ways.
- b) Stairways : One of the stairways near the entrance/exit for the handicapped shall have the following provisions :-
 - i) The minimum width shall be 1350 mm.

- b) Height of the riser shall not be more than 150 mm and width of the tread 200 mm. The steps shall not have abut (square) nosing.
- c) Maximum number of risers on a flight shall be limited to 12.
- d) Handrails shall be provided on each side of each flight or stairs.

5.4 **Lifts :** Wherever lift is required as per the law, provisions of at least one lift shall be made for the wheel chair user with the following cage dimensions of lift as per requirement for passenger lift of 13 persons as per Bureau of Indian Standards.

Clear internal depth	1160 mm
Clear internal width	2000 mm
Entrance door width	900 mm

A hand rail not less than 30 mm long and 100 mm above floor level shall be fixed adjacent to the control panel.

The lift lobby shall be of an inside measurement of 1800 mm x 1300 mm or more.

The time of an automatically closing door should be minimum 5 seconds and the closing speed should not exceed 0.25 Metre Sec.

The inter or o the cage shall be provided with a device that audibly indicates that the cage has reached and indicates that the door of the entrance, exit is either open or closed.

5.5 **Toilets :** One special W.C. in a set of toilet shall be provided for the use of handicapped with essential provision of wash basin near the entrance for the handicapped.

The minimum size shall be 1500 mm x 1750 mm x 1750 mm.

Minimum clear opening of the door shall be 900 mm and the door shall swing out.

Suitable arrangement of vertical or horizontal handrails with 50 mm clearance from wall shall be made in the toilet.

The W.C. seat shall be 500 mm from the floor.

5.6 **Drinking Water and Suitable provision for drinking water shall be made for the handicapped near the special toilet provided or them.**

5.7 **Designing for Children :** In the building's meant for the pre-dominant use of the children, it will be necessary to suitably after the height of the handrail and other fittings and fixtures, etc.

Explanatory Note

GUIDELINES FOR FLOOR MATERIAL

The floor material is glide or warn the visually impaired person with a change of colour or material with conspicuous different texture and easily distinguishable from the rest of the surrounding floor materials is called guiding floor material. The material with different textures gives auditive signals with sensory warning when a person moves on its surface with walking stick. The guiding/warning floor material is meant to give the directional effect or warn a person at critical places. This floor material shall be provided in the following areas:

- a) The access path to the building, and the parking area.

The third lobby devices is called **ringing end of tail swar**. There is a very short delay at the beginning of tail swar which is abruptly changing in level or beginning/end of tail-p.

At the occasion of an entrance/exit and the landing, inter-silence is silent or an entire noise.

b) **ringing end of tail swar** with pre-pair signals. Visually in red.

reception, lifts, stair cases & toilets.

The third lobby covers the following areas: where there is a very strong majority at the beginning of a term of government changing in level of beginning of term. At the occasion of a general election the banking

DRAFT BUDGET MESSAGE

APPENDIX F-11

area of one-fifth, or to a co-operative housing society or apartment owner.

M. J. Bhargava
(Manohar Bhargava)
(Section Officer)